## Entered on Docket August 13, 2009

STEVEN W. PITE (CA SBN 157537)

GLORIA L. FRANKLIN, CLERK
U.S BANKRUPTCY COURT
U.S BANKRUPTCY COURT
DAVID E. M. ALL LISTED (CA. SDN 195MORTHERN DISTRICT OF CALIFORNIA

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Signed and Filed: August 12, 2009

THOMAS E. CARLSON U.S. Bankruptcy Judge

6 7

Attorneys for DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR AMERICAN HOME MORTGAGE ASSETS TRUST 2007-1 MORTGAGE-BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-1

UNITED STATES BANKRUPTCY COURT

NORTHERN DISTRICT OF CALIFORNIA - SAN FRANCISCO DIVISION

In re	Case No. 09-31393
LAWRENCE G. ROBERTS,	Chapter 7
	R.S. No. KLJ-132
	ORDER GRANTING MOTION FOR RELIEF FROM AUTOMATIC STAY
	DATE: July 27, 2009 TIME: 1:00 pm
Debtor(s).	Northern District of California - San Francisco Division United States Bankruptcy Court 235 Pine Street, 19th Floor San Francisco, CA 94104

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The above-captioned matter came on for hearing on July 27, 2009, at 1:00 pm, upon the Motion of Deutsche Bank National Trust Company as Trustee for American Home Mortgage Assets Trust 2007-1 Mortgage-Backed Pass-Through Certificates, Series 2007-1 ("Movant"), for relief from the automatic stay of 11 U.S.C. § 362, to enforce its interest in the property of Lawrence G. Roberts ("Debtor") commonly known as 170 Sunrise Drive, Woodside, California 94062 (the "Real Property"), which is legally described as follows:

SEE LEGAL DESCRIPTION AS EXHIBIT FOR PROPOSED GRANTING MOTION FOR RELIEF AUTOMATIC STAY, DOCKET NUMBER 26. 2 3 Appearances as noted on the record. Based on the arguments of counsel, and good cause appearing therefor, 4 5 IT IS HEREBY ORDERED: The automatic stay of 11 U.S.C. § 362, is hereby terminated as it applies to the 6 7 enforcement by Movant of all of its rights in the Real Property under Note and Deed of Trust; 8 2. Movant is authorized to foreclose its security interest in the Real Property under 9 the terms of the Note and Deed of Trust, and pursuant to applicable state law; 10 3. The 10-day stay provided by Bankruptcy Rule 4001 (a)(3) is waived; 4. 11 Post-petition attorney's fees and costs for the within motion may be added to the 12 outstanding balance of the subject Note as allowed under applicable non-bankruptcy law; 13 5. Upon foreclosure, in the event Debtor fails to vacate the Real Property, Movant may proceed in State Court for unlawful detainer pursuant to applicable state law; and 14 6. Movant may offer and provide Debtor with information re: a potential 15 Forbearance Agreement, Loan Modification, Refinance Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement with Debtor. However, Movant may 17 not enforce, or threaten to enforce, any personal liability against Debtor if Debtor's personal 18 liability is discharged in this bankruptcy case. 19 \*\* END OF ORDER \*\* 20 21 22 23 24 25 26 27 28

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20 21	<u>U.S. TRUSTEE</u>
22	U.S. Trustee Department of Justice 235 Pine Street, Suite 700
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25	NOTICE ONLY
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